

138.0

0002

0019.0

Map

Block

Lot

1 of 1

Residential

CARD ARLINGTON

Total Card / Total Parcel

APPRAISED: 1,054,100 / 1,054,100

USE VALUE: 1,054,100 / 1,054,100

ASSESSED: 1,054,100 / 1,054,100


Patriot
 Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
180		JASON ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: LITTON GLENN B JR ETAL/ TRS	
Owner 2: PLOTKINS LITTON NOMINEE TRUST	
Owner 3:	

Street 1: 180 JASON STREET	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02476	Own Occ: Y

PREVIOUS OWNER	
Owner 1: LITTON GLENN B JR--ETAL -	
Owner 2: PLOTKINS MARILYN J -	

Street 1: 180 JASON STREET	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry

Postal: 02476	Type:
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NARRATIVE DESCRIPTION	
This parcel contains .245 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1936, having primarily Wood Shingle Exterior and 2238 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 2 HalfBaths, 7 Rooms, and 3 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No

Amount	Com. Int

PROPERTY FACTORS	
Item	Code

Description	%	Item	Code	Description
SINGLE FA	100	water		

Z	R1	SINGLE FA	100	water	
o				Sewer	
n				Electri	

Census:	Exempt
Flood Haz:	

D		Topo
s		Street
t		Gas:

LAND SECTION (First 7 lines only)
Use Code

Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family	10667	Sq. Ft.	Site			0	90.	0.69	10									666,011						666,000	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	10667.000	383,900	4,200	666,000	1,054,100		88470
Total Card	0.245	383,900	4,200	666,000	1,054,100	Entered Lot Size	GIS Ref
Total Parcel	0.245	383,900	4,200	666,000	1,054,100	Total Land:	GIS Ref
Source:	Market Adj Cost		Total Value per SQ unit /Card:	471.00	/Parcel: 471.00	Land Unit Type:	Insp Date
							12/08/17

PREVIOUS ASSESSMENT								Parcel ID	138.0-0002-0019.0		
Tax Yr		Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV		383,900	4200	10,667.	666,000	1,054,100	Year end		12/23/2021
2021	101	FV		372,700	4200	10,667.	666,000	1,042,900	Year End Roll		12/10/2020
2020	101	FV		372,700	4200	10,667.	666,000	1,042,900	Year End Roll		12/18/2019
2019	101	FV		292,400	4200	10,667.	703,000	999,600	999,600	Year End Roll	1/3/2019
2018	101	FV		290,900	4200	10,667.	518,000	813,100	813,100	Year End Roll	12/20/2017
2017	101	FV		290,900	4200	10,667.	495,800	790,900	790,900	Year End Roll	1/3/2017
2016	101	FV		290,900	4200	10,667.	458,800	753,900	753,900	Year End	1/4/2016
2015	101	FV		284,000	4200	10,667.	384,800	673,000	673,000	Year End Roll	12/11/2014

BUILDING PERMITS												ACTIVITY INFORMATION											
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name											
4/5/2019	468	Insulate	4,999	C					12/8/2017	Inspected	PH	Patrick H											
3/28/2019	426	Heat App	17,000	C					11/10/2017	MEAS&NOTICE	HS	Hanne S											
7/1/2015	822	Redo Kit	25,000		7/1/2015			Repair kitchen. Ne	11/17/2008	Meas/Inspect	163	PATRIOT											
									11/2/2000	Hearing Chag	201	PATRIOT											
									12/8/1999	Inspected	264	PATRIOT											
									11/18/1999	Mailer Sent													
									11/8/1999	Measured	263	PATRIOT											
									8/1/1989		PM	Peter M											

Sign:	VERIFICATION OF VISIT NOT DATA	/	/																								
Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 6	Colonial			Full Bath: 1	Rating: Average			PDAS.									
Sty Ht: 2	2 - 2 Story			A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating: Average												
Foundation: 1	- Concrete			A 3QBth:	Rating:												
Frame: 1	- Wood			1/2 Bath: 2	Rating: Average												
Prime Wall: 1	- Wood Shingle			A HBth:	Rating:												
Sec Wall:		%		OthrFix:	Rating:												
Roof Struct: 2	- Hip			OTHER FEATURES													
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Good			1st Res Grid Desc: Line 1 # Units 1									
Color: WHITE				A Kits:	Rating:												
View / Desir:				Fpl: 1	Rating: Average												
GENERAL INFORMATION				WSFlue:	Rating:												
Grade: B- - Good (-)				CONDOS INFORMATION													
Year Blt: 1936	Eff Yr Blt:			Location:													
Alt LUC:		Alt %:		Total Units:													
Jurisdct:		Fact: .		Floor:													
Const Mod:				% Own:													
Lump Sum Adj:				Name:													
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN					
Avg Ht/FL: STD				Phys Cond: AV - Average	31. %	Exterior:		No Unit	RMS	BRS	FL						
Prim Int Wal 2	- Plaster			Functional:	%	Interior:		1	7	3							
Sec Int Wall:		%		Economic:	%	Additions:											
Partition: T - Typical				Special:	%	Kitchen:											
Prim Floors: 3 - Hardwood				Override:	%	Baths:											
Sec Floors:		%		Total:	31 %	Plumbing:											
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				COMPARABLE SALES				TOTALS					
Subfloor:				Basic \$ / SQ: 130.00		Rate	Parcel ID	Typ	Date	Sale Price			1	7	3		
Bsmnt Gar:				Size Adj: 1.23593748													
Electric: 3 - Typical				Const Adj: 1.00989902													
Insulation: 2 - Typical				Adj \$ / SQ: 162.262													
Int vs Ext: S				Other Features: 106000													
Heat Fuel: 2 - Gas				Grade Factor: 1.21													
Heat Type: 3 - Forced H/W				NBHD Inf: 1.00000000													
# Heat Sys: 1				NBHD Mod:													
% Heated: 100		% AC:		LUC Factor: 1.00													
Solar HW: NO	Central Vac: NO			Adj Total: 556382													
% Com Wal	% Sprinkled			Depreciation: 172479													
				Depreciated Total: 383904													
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:					
SPEC FEATURES/YARD ITEMS																	
PARCEL ID 138.0-0002-0019.0																	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
3	Garage	D	Y	1	15X20	A	AV	1936	23.33	T	40	101			4,200		4,200
More: N				Total Yard Items:				4,200	Total Special Features:							Total:	4,200
SKETCH																	
SUB AREA																	
Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten							
SFL	Second Floor	900	162.260	146,036	BMT	100	RRM		50	A							
BMT	Basement	892	64.500	57,533													
FFL	First Floor	892	162.260	144,738													
OPP	Open Porch	118	30.780	3,633													
WDK	Deck	104	15.770	1,640													
ENT	ENTRY	9	26.660	240													
Net Sketched Area: 2,915				Total:	353,820												
Size Ad	1792	Gross Area	2915	FinArea	2238												
IMAGE																	
AssessPro Patriot Properties, Inc																	